

BOARD BILL #5 INTRODUCED BY ALDERMAN WILLIAM WATERHOUSE

1 An ordinance authorizing and directing the Mayor and Comptroller of the City of St. Louis to
2 execute, upon receipt of and in consideration of the sum of Sixteen Thousand Three Hundred
3 Dollars (\$16,300.00) and other good and valuable consideration, a Quit Claim Deed to remise,
4 release and forever quit-claim unto Rose A. Clark, certain City-owned property located in City Block
5 4809, which property is an irregular parcel of land containing 0.34 acres more or less.

6 **BE IT ORDAINED BY THE CITY OF ST. LOUIS AS FOLLOWS:**

7 **SECTION ONE.** The Mayor and Comptroller are hereby authorized and directed to execute, upon
8 receipt of and in consideration of the sum of Sixteen Thousand Three Hundred Dollars (\$16,300.00)
9 and other good and valuable consideration, a Quit Claim Deed, attached hereto as Exhibit A, to
10 remise, release and forever quit-claim unto, Rose A Clark, certain City-owned property located in
11 City Block 4809, which property is an irregular parcel of land containing 0.34 acres more or less,
12 and which is more fully described in said Exhibit A.

13 **SECTION TWO.** The Mayor and Comptroller of the City or their designated representatives are
14 hereby authorized and directed to take any and all actions to execute and deliver for and on behalf
15 of the City any and all additional certificates, documents, agreements or other instruments as may
16 be necessary, desirable, convenient or proper in order to carry out the matters herein authorized.

Date: April 30, 2010

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Board Bill #5 Sponsor: Alderman William Waterhouse

QUIT CLAIM DEED

THIS DEED, made and entered into this ____ day of _____ 2010, by and between the City of Saint Louis, a municipal corporation of the State of Missouri, 1200 Market Street, St. Louis, Missouri 63103, (Grantor), and Rose A. Clark whose address is 7 Westwood Country Club, St. Louis, Missouri 63131, (Grantee).

WITNESSETH, that the said Grantor, for and in consideration of the sum of One Dollar (\$1.00) to it paid by the said Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, does by these presents Remise, Release, and Quit-Claim unto the said Grantee, the following described Real Estate, situated in the City of Saint Louis and State of Missouri, to-wit:

See Exhibit A attached hereto and incorporated into this deed.

Subject to restrictions, covenants, and easements of record.

TO HAVE AND TO HOLD the same, together with all rights and appurtenances to the same belonging, unto the said Grantee, and to its heirs and assigns, so that neither the said Grantor, nor its heirs, nor any other person or persons for it or in its name or behalf, shall or will hereafter claim or demand any right or title to the aforesaid premises, or any part thereof, but they and every one of them shall, by these presents, be excluded and forever barred.

IN WITNESS WHEREOF, the said Grantor and Grantee have executed these presents the day and year first above written.

THE CITY OF SAINT LOUIS
(Grantor)

ROSE A. CLARK
(Grantee)

BY: _____
Francis G. Slay
Mayor

By: _____
Rose A. Clark

BY: _____
Darlene Green
Comptroller

Approved as to form:

Stephen J. Kovac
Deputy City Counselor

Attest:

Parrie L. May
City Register

State of Missouri)
) ss.
City of St. Louis)

On this _____ day of _____ 2010, before me appeared Francis G. Slay and Darlene Green to me personally known, who being by me duly sworn did say that they are the Mayor and the Comptroller of the City of Saint Louis, respectively, and that they are authorized to execute this Quit-Claim Deed on behalf of the City of Saint Louis under the authority of Ordinance _____ and acknowledge said instrument to be the free act and deed of the City of Saint Louis.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the City and State aforesaid, the day and year first above written.

Notary Public

State of Missouri)
) ss.
City of St. Louis)

On this _____ day of _____ 2010, before me appeared Rose A. Clark, to me personally known, and who executed the forgoing instrument, who being by me duly sworn did say that she executed said instrument as her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the City and State aforesaid, the day and year first above written.

Notary Public

Exhibit A

A Tract of Land in City Block 4809 of the City of St. Louis Records in the City of St. Louis, Missouri, and being more particularly described as follows:

Commencing at the Northeastern corner of said City Block 4627-W and Northeastern corner of Parcel "B" of Private Survey by Pitzman, according to the plat thereof recorded in Surveyor's Record Book 13, Pages 64 & 65 of the City of St. Louis Records, said point being the intersection of the Westerly line of Ecoff Avenue, 55 feet wide, as widened, with the Southerly line of Manchester Road, 60 feet wide; thence along the Southerly line of said Manchester Road, South 67 degrees 15 minutes 39 seconds West, 290.71 feet to an angle point; thence continuing along the Southerly line of said Manchester Road, South 69 degrees 12 minutes 54 seconds West, 324.67 feet to its intersection with the Easterly line of Noonan Avenue, 40 feet wide, as dedicated in Plat Book 38, Page 20 of the City of St. Louis Records, and being the Northwestern corner of said Parcel "B"; thence along the Easterly line of said Noonan Avenue and the Westerly line of said Parcel "B", South 20 degrees 45 minutes 56 seconds East, 360.00 feet to the Northerly line of said former Missouri-Pacific Railroad Right-Of-Way; thence along a line, perpendicular to the Northerly line of said former Missouri-Pacific Railroad Right-Of-Way, South 45 degrees 27 minutes 51 seconds East, 100.00 feet to the Southerly line of said former Missouri-Pacific Railroad Right-Of-Way; thence along the Southerly line of said former Missouri-Pacific Railroad Right-Of-Way, South 44 degrees 32 minutes 09 seconds West, 161.30 feet; thence along a line, 4 inches East of and parallel with a 7 foot high, chain link fence, South 31 degrees 06 minutes 34 seconds East, 4.50 feet to the Southerly line of an Alley, 15 feet wide, and the True Point of Beginning of the Tract of Land herein described; thence along the Southerly line of said Alley, North 84 degrees 58 minutes 14 seconds East, 333.99 feet; thence South 16 degrees 02 minutes 35 seconds East, 10.00 feet to the Northerly line of the Missouri-Pacific Railroad Company Right-Of-Way, 160 feet wide, by Deed recorded in Book M915, Page 1828 of the City of St. Louis Records; thence along the Northerly line of said Missouri-Pacific Railroad Company Right-Of-Way, along a curve concave to the South, having a radius of 2626.64 feet, the radius point of which bears South 16 degrees 02 minutes 35 seconds East, Westwardly, 303.92 feet; thence North 31 degrees 06 minutes 34 seconds West, 94.62 feet to the True Point of Beginning, according to Survey Number 1107-0085, executed by Topos Surveying Corp., during the month of January, 2010, and containing 14,819 Square Feet, more or less, or 0.34 Acres, more or less. The bearings described herein are based on Solar Observation, converted to Grid North, Missouri East Zone.